

Maryland Historical Trust  
State Historic Sites Inventory Form

MARYLAND INVENTORY OF  
HISTORIC PROPERTIES

Survey No. B-4347

Magi. No.

DOE ☐ yes ☐ no

**1. Name** (indicate preferred name)

historic 320 North Howard Street

and/or common Fashion City

**2. Location**

street & number 320 N. Howard Street ☐ not for publication  
Seventh

city, town Baltimore ☐ vicinity of congressional district  
Baltimore

state Maryland county

**3. Classification**

Category	Ownership	Status	Present Use	
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input type="checkbox"/> private residence
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
	<input checked="" type="checkbox"/> not applicable	<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

**4. Owner of Property** (give names and mailing addresses of all owners)

name Alvin and Brenda Snyder c/o Harry B. Cooper

street & number 201 N. Charles Street, Suite 1501  
telephone no. MD 21201

city, town Baltimore state and zip code

**5. Location of Legal Description**

courthouse, registry of deeds, etc. Baltimore City Courthouse SEB1402  
liber

street & number 100 N. Calvert Street, Room 610  
folio 286

city, town Baltimore state MD

**6. Representation in Existing** Historical Surveys

title

date ☐ federal ☐ state ☐ county ☐ local

pository for survey records

city, town state

## 7. Description

Survey No. B-4347

### Condition

☐ excellent  
☒ good  
☐ fair

☐ deteriorated  
☐ ruins  
☐ unexposed

### Check one

☐ unaltered  
☒ altered

### Check one

☒ original site  
☐ moved      date of move \_\_\_\_\_

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

Resource Count: 1

This circa 1830 building faces east on N. Howard Street and abuts two partywall structures. It is three bays wide and three stories high with a gabled roof that runs parallel to the street. The brick is laid in flemish bond. The street frontage is 17'11" and the depth is 120'.

The first story facade is currently obscured by three roll-down theft guards. It appears, however, that the first story has been remodelled into a central entrance flanked by two display windows.

The second and third stories each have three evenly spaced 1/1 sash windows. Wood lintels have been affixed over the original brick splayed jack arches. The windows have stone sills. The later 19th century lintels have a simple ogee molding above a plain back band. A large sign board stretches across the second story windows and advertises "Fashion City."

The cornice is obscured by a 20th-century boxed cornice. A modern, metal pent roof extends over the cornice. The gable roof slopes up behind the pent roof.

The back (west) wall is obscured by a lateral extension of the rear of the building to the north.

B-4347320 North Howard Street  
Baltimore, MD  
Section 8 Significance  
8.1

"the gradual abandonment of the shop-house as the dominant form of commercial architecture was due to the ever-increasing demands for trade and professional services along with a corresponding increase in land values, all of which fostered the design of buildings used entirely for commercial purposes."<sup>2</sup> The survival of this building is rare within its neighborhood of second-generation commercial buildings consisting of three- and four-story two-part commercial blocks.

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<sup>2</sup> Longstreth, The Buildings of Main Street, pp. 24,29.

## 8. Significance

Survey No. B-4347

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400–1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500–1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600–1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700–1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800–1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900–	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates \_\_\_\_\_ Builder/Architect \_\_\_\_\_ unknown

check: Applicable Criteria: ☐ A ☐ B ☒ C ☐ D  
and/or

Applicable Exception: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G

Level of Significance: ☐ national ☐ state ☒ local

Prepare both a summary paragraph of significance and a general statement of history and support.

This building is a remarkable survivor of early nineteenth-century residential architecture on Howard Street. The architectural design of this three-story, three-bay building is a good example of a shop-house form dating to the second quarter of the nineteenth century, with few late nineteenth- and twentieth-century commercial alterations. Likely, as originally constructed, the first story would have been used for commercial purposes and the upper stories would have been used as dwelling quarters. This example is the only three-bay version of the early nineteenth-century shop-house standing this far south on Howard Street (but see also 414 North Howard Street), although there are a few examples of clustered, two-bay speculative housing in the lower blocks of the street.

The presence of dwellings, or possibly combination shop-houses indicates the mixed residential and commercial character of this Baltimore neighborhood in the early nineteenth century. Architectural historian Richard Longstreth writes that "the rapid growth of commerce and manufacturing after independence led to a proliferation of the shop-house form in both new buildings and existing ones altered so that their commercial purpose was clearly indicated on the exterior. Shop-houses prevailed in emerging commercial centers of cities and towns alike through the early decades of the 19th century. Examples can still be seen in areas that have not experienced radical change, even though the shopfronts themselves have almost always been altered. . . the upper section retaining a domestic character."<sup>1</sup> The preservation of this virtually intact facade is all the more significant in the face of nineteenth-century modernizations, let alone twentieth-century ones, in this unequivocally commercial neighborhood. It is unclear why this building was not altered. Longstreth continues,

<sup>1</sup> Longstreth, Buildings of Main Street, p. 24.

## 9. Major Bibliographical References

Survey No. B-4347

Richard Longstreth, The Buildings of Main Street (Washington: Preservation Press, 1987).

## 10. Geographical Data

Acreage of nominated property \_\_\_\_\_

Quadrangle name Baltimore East Quad

Quadrangle scale \_\_\_\_\_

UTM References do NOT complete UTM references

A 

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Zone Easting Northing

B 

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Zone Easting Northing

C 

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D 

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E 

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F 

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G 

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H 

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Verbal boundary description and justification

List all states and counties for properties overlapping state or county boundaries

state	code	county	code
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state	code	county	code
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## 11. Form Prepared By

name/title Diane Shaworganization CHAP, Room 1037date December 17, 1991street & number 417 E. Fayette Streettelephone 301-396-4866city or town Baltimorestate MD

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust  
Shaw House  
21 State Circle  
Annapolis, Maryland 21401  
(301) 269-2438

MARYLAND HISTORICAL TRUST  
DHCP/DHCD  
100 COMMUNITY PLACE  
CROWNSVILLE, MD 21032-2023  
301-514-7600

**COMPREHENSIVE PLAN DATA**

HISTORIC CONTEXT:

Geographic Organization:  
Piedmont

Chronological/Developmental Period:

Agricultural-Industrial Transition, 1815-1870  
Modern Period, 1930-present, alterations

Historic Period Themes:  
Architecture  
Economics

Resource Type:  
Building

Historic Environment:  
Urban

Historic Function and Use:  
Residential-Commercial

Known Design Source:  
None



## REVISIONS

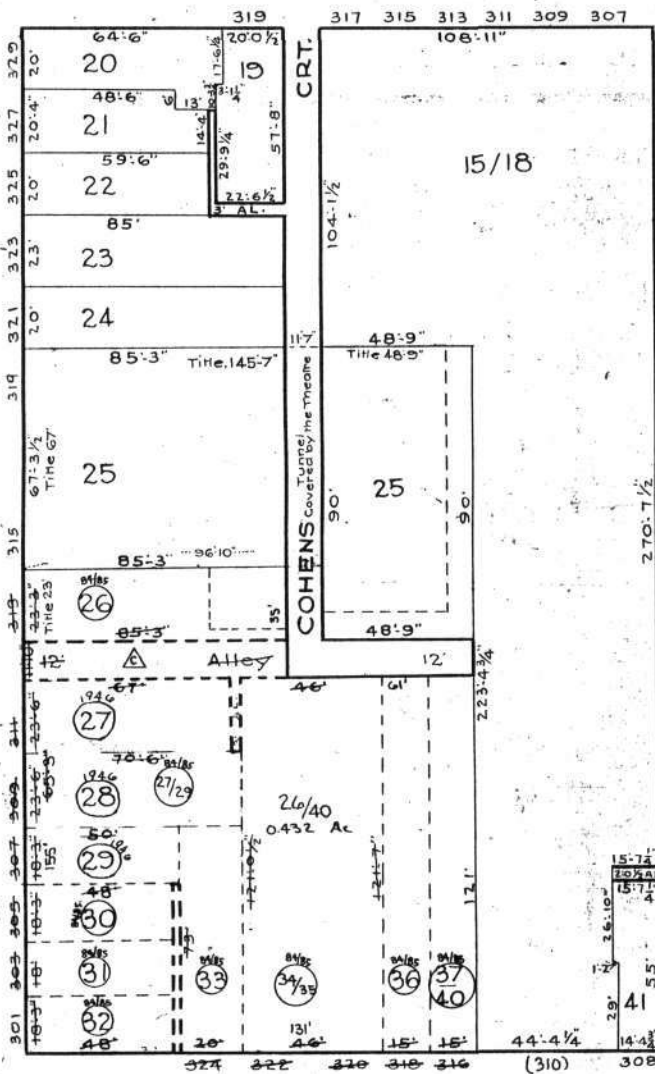
Lots 546 also 27 to 29 consid per App. C. Sh. 3513  
 Lots 42/47, 48, Ass'd. in R.S.C. Per B of A, C. Sh. 5278.  
 Lots 12, 13, 14 Cons'd Per App. C. Sh. 8880  
 Lots 5/6 & 7 Cons'd Per App. C. Sh. 9440  
 Lot 26 thru 37/40. CONSID PER R.S.M. & FIELD C. Sh. 85-203

ST.

W. MULBERRY

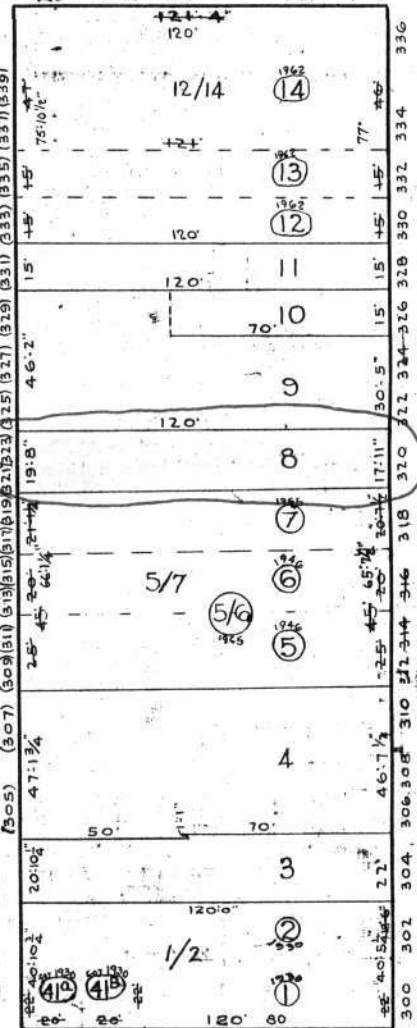
ST.

N. EUTAW



ST.

STATE



W. SARATOGA

ST.

ST.

N. HOWARD

△ DENOTES ALLEY CLOSED IN FIELD

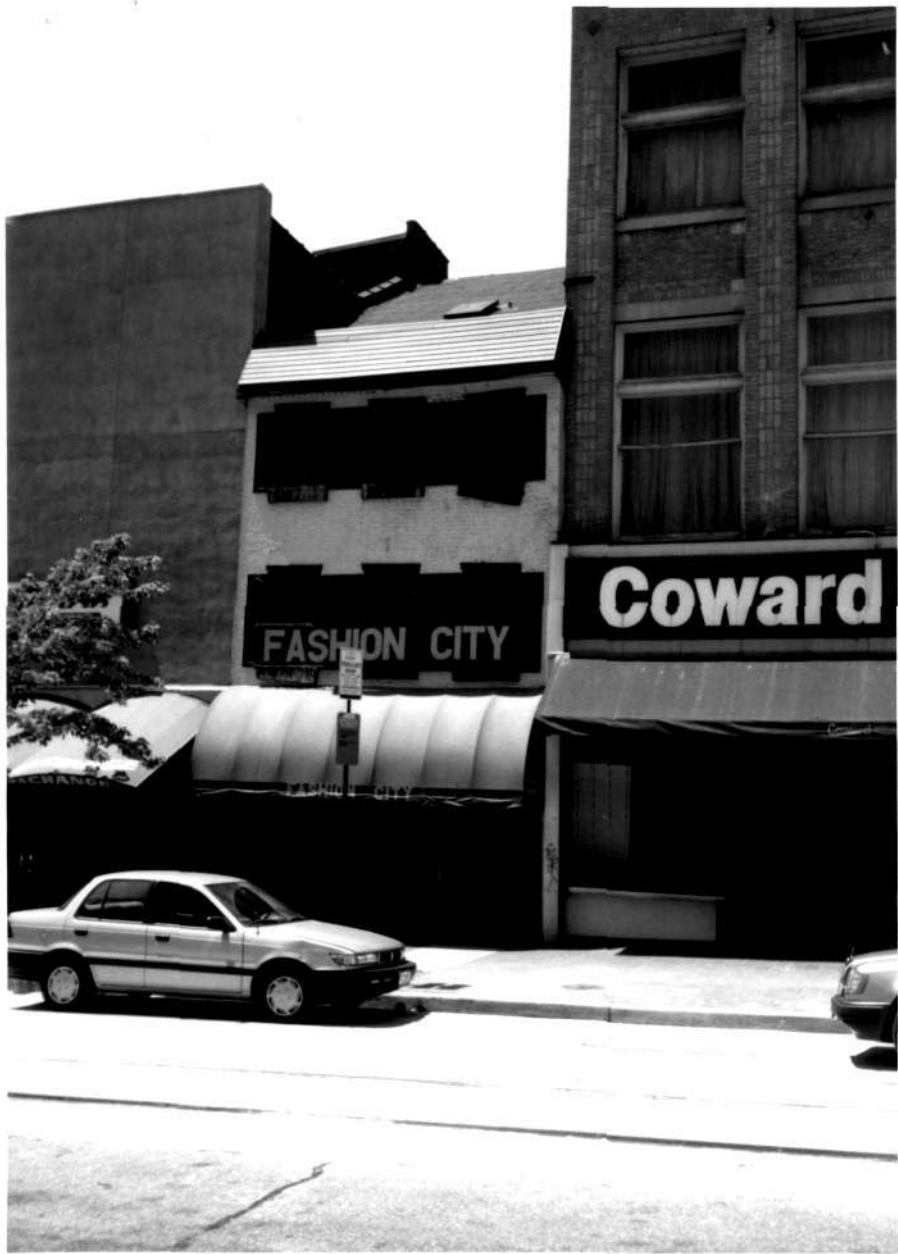
## NOTICE

THIS IS A REAL PROPERTY PLAT AS PROVIDED  
 FOR UNDER ARTICLE 78 OF THE CITY CHARTER.  
 IT IS COMPILED FROM TITLE AND OTHER  
 SOURCES AND IS NOT AN AUTHENTIC SURVEY.

CITY OF BALTIMORE  
 DEPARTMENT OF PUBLIC WORKS  
 BUREAU OF PLANS & SURVEYS  
 PROPERTY LOCATION DIVISION

WARD 4 SECTION 2  
 BLOCK 577

ACED BY C. H. BAIN  
 C. H. BAIN  
 ITERED BY J. O. S. ROKOSKY





B-4347

320 N. Howard St.

Baltimore MD

Drane Shaw

8/91

Maryland SHPO

Facade, east elevation

1/2



B-4347

320 N. Howard St (rear alley)

Baltimore MD

Dine Shaw

8/91

Maryland SHPO

Rear alley (west elevation)

2/2